

**SHELBY COUNTY BOARD OF COMMISSIONERS  
AGENDA ROUTE SHEET**

Referred to Commission Committee (name) Hospitals & Health

For Commission Action on (date) March 17, 2008

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**A RESOLUTION APPROVING A RENEWAL OF LEASE AGREEMENT IN THE AMOUNT OF \$195,750 WITH MILLINGTON PARTNERS, L. P., AND BUFFALO PROPERTIES, LTD., AS TENANTS IN COMMON WITH MILLINGTON PARTNERS, L. P. FOR FIVE YEARS, COMMENCING ON DECEMBER 1, 2007 THROUGH NOVEMBER 30, 2012 FOR OFFICE AND CLINIC SPACE AT MILLINGTON SHOPPING CENTER, 8225 HIGHWAY 51 NORTH, MILLINGTON, TN 38035 FOR THE OPERATION OF A PUBLIC HEALTH IMMUNIZATION CLINIC, AND THIS ITEM REQUIRES THE EXPENDITURE OF COUNTY GENERAL FUNDS IN THE AMOUNT OF \$195,750. SPONSORED BY COMMISSIONER JOYCE AVERY.**

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**CHECK ALL THAT APPLY BELOW:**

This Action does NOT require expenditure of funds.

This Item requires/approves expenditure of funds as follows (complete all that apply):

County General Funds: \$ 195,750 : County CIP Funds: \$ \_\_\_\_\_

State Grant Funds: \$ \_\_\_\_\_ : State Gas Tax Funds: \$ \_\_\_\_\_

Federal Grant Funds: \$ \_\_\_\_\_

Other funds (Specify source and amount): \$ \_\_\_\_\_

Other pass-thru funds (Specify source and amount): \$ \_\_\_\_\_

**Originating Department:** Division of Health Services – Personal Health Dept.

**APPROVAL:**

Dept. Head: Johnathan Russell 544-7585 \ \_\_\_\_\_ \ \_\_\_\_\_  
(Type your name & phone #.) (Initials) (Date)

Division Director: Yvonne S. Madlock 544-7583 \ \_\_\_\_\_ \ \_\_\_\_\_  
(Type your name & phone #.) (Initials) (Date)

Finance Dept.: Michael A. Swift 545-4449 \ \_\_\_\_\_ \ \_\_\_\_\_  
(Type your name & phone #.) (Initials) (Date)

County Attorney: Fred E. Jones, Jr. 545-4611 \ \_\_\_\_\_ \ \_\_\_\_\_  
(Type your name & phone #.) (Initials) (Date)

CAO/Mayor: James Huntzicker 544-4514 \ \_\_\_\_\_ \ \_\_\_\_\_  
(Type your name & phone #.) (Initials) (Date)

ITEM NO: \_\_\_\_\_

PREPARED BY: Johnathan Russell

APPROVED BY: \_\_\_\_\_

**A RESOLUTION APPROVING A RENEWAL OF LEASE AGREEMENT IN THE AMOUNT OF \$195,750 WITH MILLINGTON PARTNERS, L. P., AND BUFFALO PROPERTIES, LTD., AS TENANTS IN COMMON WITH MILLINGTON PARTNERS, L. P. FOR FIVE YEARS, COMMENCING ON DECEMBER 1, 2007 THROUGH NOVEMBER 30, 2012 FOR OFFICE AND CLINIC SPACE AT MILLINGTON SHOPPING CENTER, 8225 HIGHWAY 51 NORTH, MILLINGTON, TN 38035 FOR THE OPERATION OF A PUBLIC HEALTH IMMUNIZATION CLINIC, AND THIS ITEM REQUIRES THE EXPENDITURE OF COUNTY GENERAL FUNDS IN THE AMOUNT OF \$195,750. SPONSORED BY COMMISSIONER JOYCE AVERY.**

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**WHEREAS, The Health Department desires to continue to lease property in Millington Shopping Center, 8225 Highway 51 North, Millington, TN 38035 to operate a Public Health Immunization Clinic; and**

**WHEREAS, The Health Department and Millington Partners, L. P., and Buffalo Properties, Ltd., as Tenants in Common with Millington Partners, L. P., have prepared a renewal of lease for 3,000 square feet of office and clinic space at Millington Shopping Center, 8225 Highway 51 North, Millington, TN 38035 for a period of not more than five (5) years; and**

**WHEREAS, That Said renewal permits the County to terminate said lease for non-appropriation only at anniversaries of the County’s taking possession of the leased premises; and;**

**NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COMMISSIONERS OF SHELBY COUNTY, TENNESSEE, That the renewal of lease agreement with Millington Partners, L. P., and Buffalo Properties, Ltd., as Tenants in Common with Millington Partners, L. P., herein above described be approved.**

**BE IT FURTHER RESOLVED, That the continuation of the said lease is subject to the conditions of the renewal and the appropriation of funds for future years by the Shelby County Board of Commissioners.**

**BE IT FURTHER RESOLVED, That the County Mayor is hereby authorized to execute the aforementioned agreement on behalf of the Shelby County Government, executed copies of which are to be placed on file in the Purchasing Department.**

**BE IT FURTHER RESOLVED, That funds in the amount of \$9,563.00 be appropriated from FY 2007-2008 Operating Budget Account No. 010-400563-6798.**

**BE IT FURTHER RESOLVED, That the County Mayor and the Director of Administration and Finance are authorized to issue their warrant or warrants in amounts not to exceed \$9,563.00 for the purposes contained in this resolution and to take proper credit in their accounting therefore.**

\_\_\_\_\_  
A C Wharton, Jr., County Mayor

Date: \_\_\_\_\_

ATTEST:

\_\_\_\_\_  
Clerk of County Commission

ADOPTED: \_\_\_\_\_

## SUMMARY SHEET

### I. Description of Item

Request approval of a renewal of lease agreement and appropriation of funds in the amount of \$195,750.00.

This renewal of lease agreement is between the Health Department and Millington Partners, L.P., and Buffalo Properties, Ltd., as Tenants in Common with Millington Partners, L.P., for 3,000 square feet of office and clinic space in the Millington Shopping Center, 8225 Highway 51 North, Millington, TN 38035. This space will continue to be used by the Health Department to operate a Public Health Clinic.

### II. Source and Amount of Funding

- General Fund Clinical Services FY 07-08 Operating Budget  
Account No. 010-400563-6798 **\$9,563.00**

### III. Contract Items

- A. This contract is for the renewal of a lease of 3,000 square feet of office and clinic space with a monthly rental as scheduled on the attached Exhibit A of this resolution.
- B. This lease agreement is for a period of approximately five (5) years commencing on December 1, 2007 through November 30, 2012. Total expenditures are not expected to exceed \$195,750.00

### IV. Additional Information Relevant to approval of this item

- Clinic has expanded services of public health.
- Clinic is a full-time (five {5} days a week) clinic.
- Staffing the Millington Clinic does not require any additional employees.
- Clinic served 3,947 clients who made 8,286 visits in FY2007.
- Clinic also recorded 7,266 immunizations given and 5,443 WIC voucher visits processed in FY2007.
- Clinic gave 945 well-child exams and processed 379 Family Planning visits in FY2007.